

## ITEM #2 DD 16444-01-01



**MINIMUM BID: \$188,000**

REGISTRATION FEE: \$7,500

REQUIRED DEPOSIT: 10% OF THE WINNING BID TO BE RECEIVED BY FEB. 14, 2007

### **DESCRIPTION:**

LOCATION: Meadow Crest Drive & Tahoe Street  
SIZE: 10,306 SF (7,000 SF useable)  
SHAPE: Irregular  
TOPOGRAPHY: Level  
ZONING: Residential (R-1)  
UTILITIES: All Available  
ACCESS: Meadow Crest Drive & Tahoe Street  
IMPROVEMENTS: All Available  
FINANCING: None

State makes no warranty as to existing or future zoning or availability of utilities. Prospective bidders should confer with local planning officials to determine feasibility of any intended use of the property.

### **LIMITATIONS AND INSPECTION**

The sales of these properties are subject to all matters of public record and any easements, claims of easements or reservations not of record.

The Department of Transportation does not assume any liability for any possible encumbrances on these properties. Such information as the Department of Transportation may have on this subject will be furnished upon request.

The State of California reserves the right to reject any and all offers and/or accepts any offer deemed to be in the best interest of the State. Prospective bidders should consult local title companies if more complete information regarding the title of the property is required.

Interested parties may, upon request, inspect the property and conduct core and soil samples.

EXHIBIT "A"

THOSE PORTIONS of Lots 56, 57 and 58 of FLETCHER Hills Estates Unit No. 3, in the City of El Cajon, County of San Diego, State of California, according to Map thereof No. 4292, filed in the office of the County Recorder of said County on August 5, 1959, as conveyed to the State of California in deeds recorded, on May 13, 1993 as DOC # 1993-0303413, on October 23, 1992 as DOC # 1992-0675705 and on January 14, 1994 as DOC # 1994-0031202 all in the office of said County Recorder, lying Easterly of the Easterly Right of Way of State Route 11-SD-125 as shown on SHEET 6 OF 9 SHEETS of Record of Survey Map No.17628 filed in the office of said County Recorder on December 5, 2002 as File No. 2002-1100544.

Containing 10,306 sq. ft., more or less.

There shall be no abutter's rights, including rights of access appurtenant to the above described real property in and to the adjacent State freeway.

The bearings and distances used in the above description are on the California Coordinate System of 1927, Zone 6. Multiply all distances by 1.00003156 to obtain ground level distances.

Subject to special assessments if any, restrictions, reservations, and easements of record.

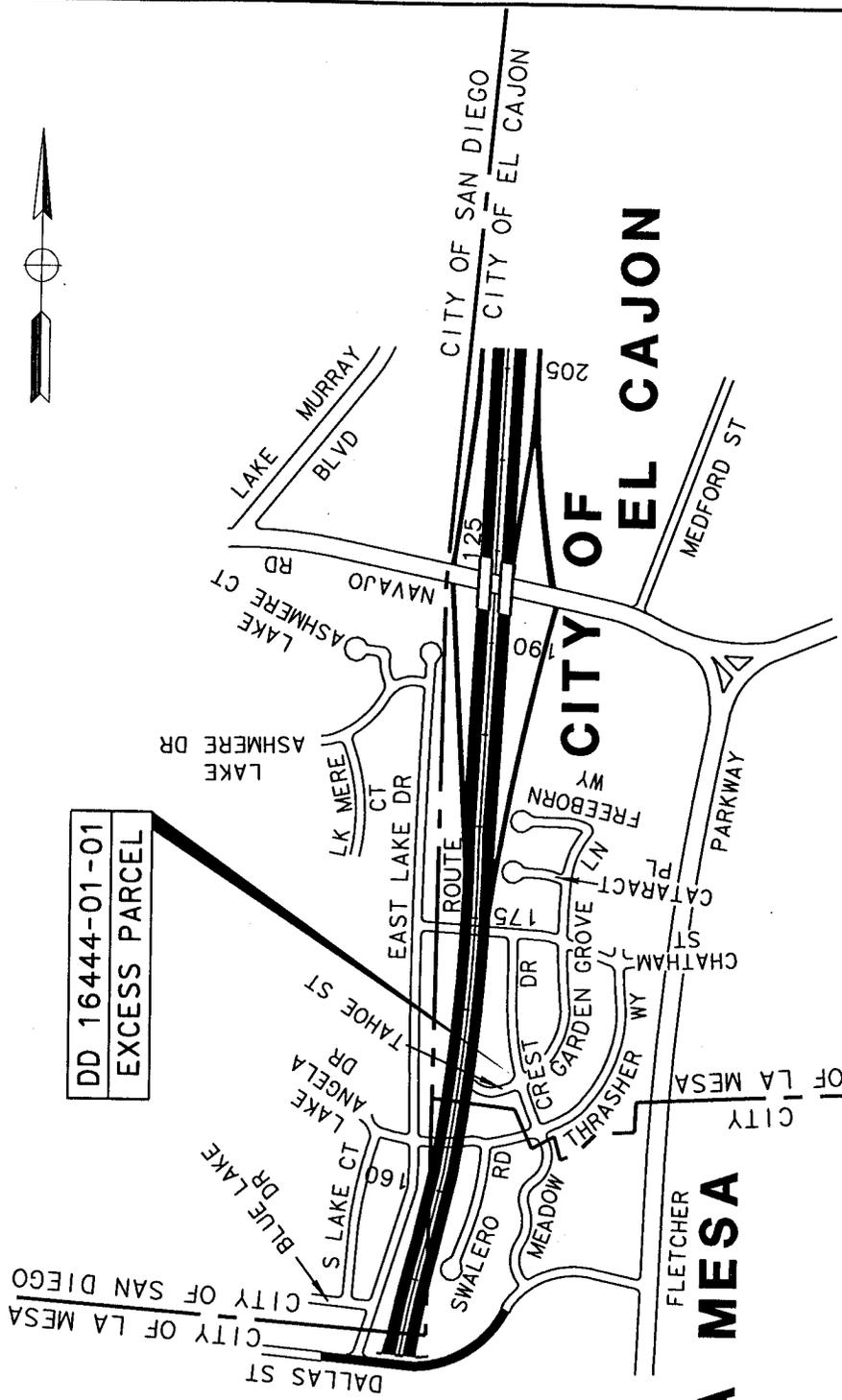
This legal description has been prepared by me, or under my direction, in conformance with the Professional Land Surveyors' Act.

Signature *Simon D. Hubble*  
Date April 6, 2006  
AU *[Signature]*  
CK *[Signature]*



EXHIBIT "B"

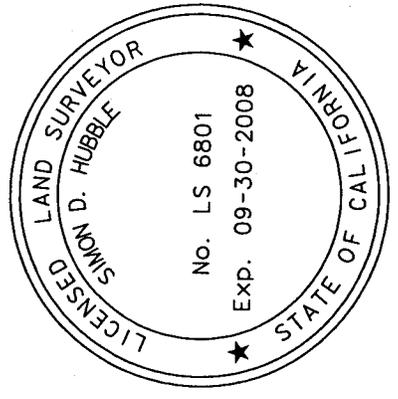
# CITY OF SAN DIEGO



DD 16444-01-01  
EXCESS PARCEL



# CITY OF LA MESA



This map has been prepared by me, or under my direction, in conformance with the Professional Land-Surveyors' Act.

Signature *[Handwritten Signature]*

Date *Dec. 18, 2006*

## KEY MAP

STATE OF CALIFORNIA BUSINESS & TRANSPORTATION AGENCY DEPARTMENT OF TRANSPORTATION DISTRICT 11			
EXCESS PARCEL MAP DD16444-01-01			
RIGHT OF WAY MAP NO. <b>POF.</b>			
COUNTY	ROUTE	POST MILES	SCALE
SD	125	18.3	NONE
			SHEET 1 OF 2

**CITY OF EL CAJON**

FLETCHER HILLS ESTATES

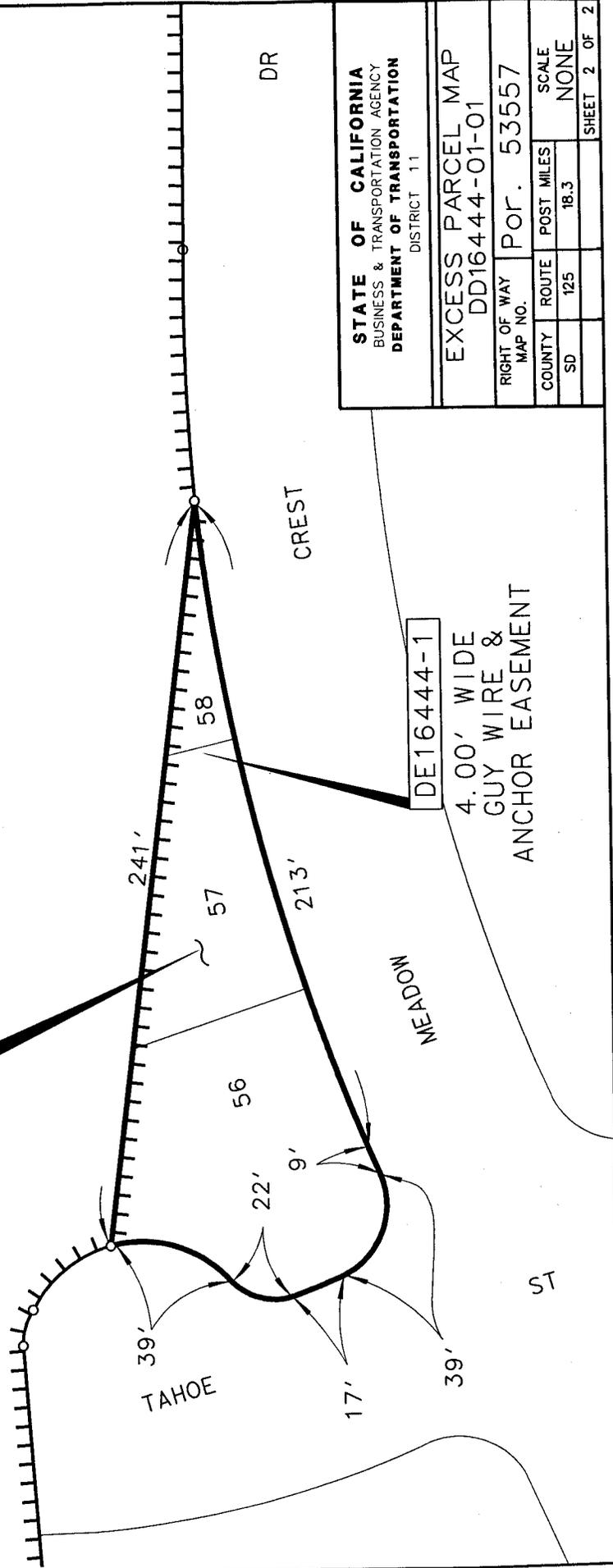
UNIT NO. 3

MAP 4292



16444-01-01 = 815 SF  
 16445-01-01 = 3,354 SF  
 16446-01-01 = 6,137 SF  
 TOTAL AREA = 10,306 SF

DD16444-01-01  
 EXCESS PARCEL



<b>STATE OF CALIFORNIA</b>			
BUSINESS & TRANSPORTATION AGENCY			
<b>DEPARTMENT OF TRANSPORTATION</b>			
DISTRICT 11			
<b>EXCESS PARCEL MAP</b>			
DD16444-01-01			
RIGHT OF WAY		MAP NO.	
COUNTY	ROUTE	POST MILES	SCALE
SD	125	18.3	NONE
Por. 53557		SHEET 2 OF 2	